

PLANNING AND TRAFFIC COMMISSION

County of Hawaii

Application for MINOR VARIANCE )  
by )  
TORAICHI WAKIDA )  
for )  
Tax Map Key 2-2-16-11 )

Variance No. 98

The request of Toraichi Wakida for a minor variance from the zoning regulations having come before the Planning and Traffic Commission, at its regular meeting on Monday, September 19, 1955, the Commission finds that:

1. The land for which the minor variance is requested is a portion of Grant 6986, Waikeke, South Hilo, Hawaii, and indicated on the Taxation Maps as parcel 2-2-16-11, containing an area of 10,906 square feet, and is presently owned by the applicant;

2. Pertinent zoning regulations presently applicable to said land are Section 3-C and Section 9, Ordinance No. 45 of the Revised Ordinances of the County of Hawaii 1947, which specifically prohibit lot sizes of less than 7,500 square feet for each two-family dwelling in the area in which said land is located;

3. There is a single-family dwelling and a two-family dwelling existing on said lot;

4. The minor variance is for the purpose of subdividing said parcel of land into two lots of 4,801 and 6,105 square feet;

5. A great majority of the lots in the vicinity are substandard and because of the existing buildings, no new condition is being created;

6. The business district is nearby, and there are some non-conforming uses in the neighborhood;

7. Because of the above listed conditions, a denial of the application will result in hardship;

8. The desired relief may be granted and at the same time the public interest and general welfare will be protected, and the fire, health, and safety hazards of the surrounding property will not be affected.

NOW, THEREFORE, the Planning and Traffic Commission, pursuant to the authority vested in it by Section 22, Ordinance No. 45 of the Revised Ordinances of the County of Hawaii 1947, hereby recommends to the Board of Supervisors that a minor variance be granted to the applicant from the terms of Section 3-C and Section 9, Ordinance No. 45 of the Revised Ordinances of the County of Hawaii 1947, in order to subdivide said parcel of land.

Dated at Hilo, Hawaii, this 19th day of September, A. D. 1955.

PLANNING AND TRAFFIC COMMISSION  
OF THE CITY OF HILO AND COUNTY OF HAWAII

  
HIROSHI KASAMOTO, DIRECTOR

Done at Hilo, Hawaii, this 19th day of September, A. D. 1955.

PLANNING AND TRAFFIC COMMISSION  
OF THE CITY OF HILO AND COUNTY OF HAWAII

  
HAROLD C. LOTTIS, VICE CHAIRMAN